MAP BOOK 22 PAGE 70

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A SUBDIVISION FOR SINGLE FAMILY RESIDENCES

A RESURVEY OF LOT 104, FOREST PARKS – 1ST SECTOR

SITUATED IN THE N 1/2 & SE1/4 SECTION 21, TOWNSHIP 19 SOUTH, RANGE 1 WEST,
SHELBY COUNTY ALABAMA

0 50' 100' 200'
SCALE 1"=40' DATE: 4-10-97

K. B. WEYGAND & ASSOCIATES, P.C.
Kenneth B. Weygand, Reg. Eng. - L.S. #11769
Carl Daniel Moore, L.S. #12159
2233 Columbiana Valley Drive
Birmingham, Alabama 35242 - 2602
TEL: (205) 991 - 8067

DEVELOPER: FOREST PARKS, LLC.
1031 South 21st Street
BIRMINGHAM, ALABAMA 35205
tel (205) 322 - 0802

The purpose of this resurvey is to give additional property to County for park road.

WATER: SHELBY COUNTY
SEWER: SHELBY COUNTY JURISDICTION

STATE OF ALABAMA)
COUNTY OF SHELBY)

The undersigned, Carl Daniel Moore, a registered Land Surveyor, in the State of Alabama, and Forest Parks, LLC., Owner, hereby certifies that this plat or map was made pursuant to a survey made by said Engineer-Surveyor, and that said survey and this plat or map was made at the instance of said owner; that this plat or map is a true and correct map of the lands shown thereon and known or to be known as A RESURVEY OF LOT 104, FOREST PARKS - 1ST SECTOR, showing the subdivisions into which it is proposed to divide said lands, giving the length and bearings of the boundaries of each lot and its number, showing the streets, alleys and public grounds, giving the bearings, width, length and name of each street, as well as the number of each lot and block, and showing the relation of the lands to Forest Parks - 1st Sector as recorded in Map Book 22, on Page 28 A, B & C, in the Office of the Judge of Probate, Shelby County, Alabama; and that iron pins have been installed at all lot corners and curve points as shown and designated by small open circles on said plat or map. Said owner also certifies that it is the owner of said lands and that the same are not subject to any mortgage, except a mortgage with First Commercial Bank.

I hereby certify that all parts of this survey and drawing have been completed in accordance with the requirements of the Minimum Technical Standards for the Practice of Land Surveying in the State of Alabama.

DATE: April 10, 1997

BY: Carl Daniel Moore
Carl Daniel Moore, Reg. L.S. #12159

FOREST PARKS, LLC., Owner

BY: John B. Davis, Jr.
Its MANAGER

FIRST COMMERCIAL BANK, Mortgagee
2100 Southbridge Parkway
Birmingham, AL 35209

BY: _____
Its _____

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, as Notary Public in and for said County in said State, hereby certify that Carl Daniel Moore, whose name is signed to the foregoing certificate as Land Surveyor, who is known to me, acknowledged before me, on this date that, being informed of the contents of the above and foregoing certificate, he executed the same voluntarily, as an act of said Land Surveyor, on the day the same bears date.

Given under my hand and seal this the 10th day of April, 1997.

BY: _____
Notary Public
My commission expires: 1-18-2001

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, as Notary Public in and for said County and State, do hereby certify that John B. Davis, Jr., whose name is signed to the foregoing certificate as Manager of Forest Parks, LLC., Owner, and who is known to me, acknowledged before me, on this date that, being informed of the contents of the above and foregoing certificate, he executed the same voluntarily, as such officer, on the day the same bears date.

Given under my hand and seal this the 10th day of April, 1997.

BY: _____
Notary Public
My commission expires: 1-18-2001

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, as Notary Public in and for said County and State, do hereby certify that Nelson S. Dean, whose name is signed to the foregoing certificate as Sr. Vice President of First Commercial Bank, Mortgagee, and who is known to me, acknowledged before me, on this date that, being informed of the contents of the above and foregoing certificate, he executed the same voluntarily, as such officer, on the day the same bears date.

Given under my hand and seal this the 10th day of April, 1997.

BY: _____
Notary Public
My commission expires: 3-25-99

THIS SUBDIVISION MEETS THE APPROVAL OF THE SHELBY COUNTY HEALTH DEPARTMENT SUBJECT TO CERTAIN CONDITIONS OF APPROVAL AND/OR LIST OF EXCEPTIONS ON FILE WITH THE SAID HEALTH DEPARTMENT WHICH CONDITIONS ARE MADE PART OF THIS APPROVAL AS IF SET OUT HEREON."

"CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEM."

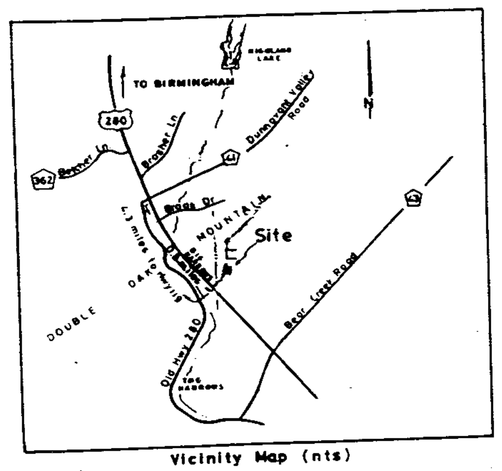
"NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE SHELBY COUNTY PLANNING COMMISSION."

"SHELBY COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT OUTSIDE OF THE PUBLIC RIGHT-OF-WAY."

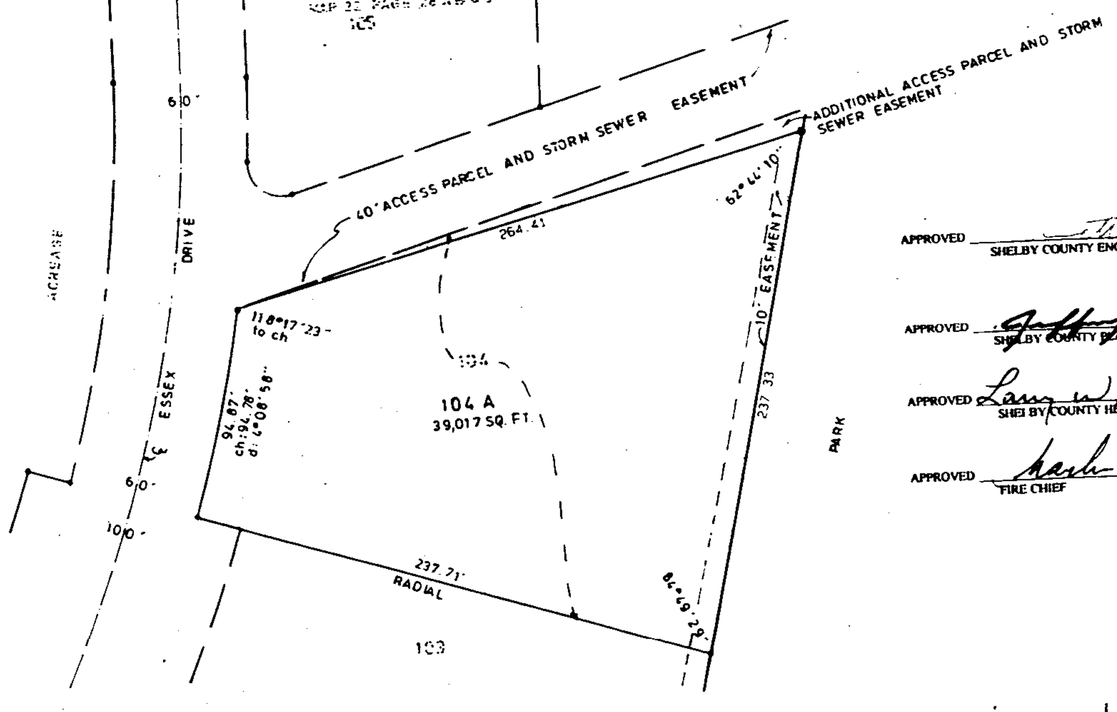
NO HOUSE SHALL HAVE A FINISHED FLOOR ELEVATION LESS THAN TWO (2) FEET ABOVE TOP OF ANY ADJACENT STORM SEWER.

THIS PROPERTY IS SITUATED IN FLOOD ZONE "C", ACCORDING TO THE "FEDERAL INSURANCE RATE MAP" OF SHELBY COUNTY, ALABAMA, PANEL NUMBER 010191 0050, EFFECTIVE DATE 9-16-82

ALL EASEMENTS ON THIS MAP ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DITCHES, AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE PROPERTY, BOTH WITHIN AND WITHOUT THE SUBDIVISION, EXCEPT IN SUBDIVISIONS WITH BIRMINGHAM WATER WORKS & SEWER BOARDS (BWWSB'S) SANITARY SEWERS IN WHICH CASE THESE SANITARY SEWER EASEMENTS ARE EXCLUSIVE. --ALL UTILITIES MUST CLEAR WITH THE BWWSB BEFORE INSTALLATION TO INSURE THAT THERE IS NO ENCROACHMENT ON THE EXCLUSIVE EASEMENT OF THE BWWSB.



Vicinity Map (nts)



APPROVED _____ DATE _____
SHELBY COUNTY ENGINEER

APPROVED _____ DATE 4/14/97
SHELBY COUNTY PLANNING COMMISSION

APPROVED _____ DATE 4-10-97
SHELBY COUNTY HEALTH OFFICER

APPROVED _____ DATE 4-10-97
FIRE CHIEF

19970414000151551 11/15 $.00
Shelby Cnty Judge of Probate, AL
04/14/1997 03:41:33PM FILED/CERT

Inst # 1997-11554
04/14/1997-11554
03:41 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

BUSINESS RECORDS CORPORATION